

WARRANTY DEED
Joint Tenancy
NO TRANSFER
TAX PAID

014664

KNOW ALL MEN BY THESE PRESENTS, THAT GRANTOR, MARIE L. GIGUERE, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration paid by GRANTEES, MARIE L. GIGUERE, LEANDRE W. GIGUERE, JACQUELINE MARR, and LOUISE BOULET, whose mailing address is Waterville, County of Kennebec and State of Maine, the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain sell and convey unto the said GRANTEES, MARIE L. GIGUERE, LEANDRE W. GIGUERE, JACQUELINE MARR, and LOUISE BOULET, as joint tenants and not as tenants in common, their heirs and assigns forever, a certain lot or parcel of land located in Waterville, County of Kennebec, State of Maine, with the buildings thereon, bounded and described as follows, to wit:

ALL my right, title and interest in and to Unit No. 2 on the FIRST FLOOR LEVEL on the right front of the building known as Silver Crest Condominium and consisting of a living room, storage, and closet areas, two bedrooms, bathroom, kitchen and dining area, hallway, basement storage area, outside parking stall, and related fixtures and accessories, which unit, including basement storage area and outside parking stall, are more fully described in Section IV of the Declaration of Silver Crest Condominium recorded December 27, 1977 in the Kennebec County Registry of Deeds, in Book 2069, Page 265 and an Amendment to Declaration of Condominium recorded in said Registry in Book 2078, Page 60, and also as described in a certain Plan of Silver Crest Condominium recorded December 27, 1977 in the Kennebec County Registry of Deeds, File No. C-77194 thru 77198 (which Plan is certified by instrument recorded in Book 2078, Page 62) to which reference may be had for a more particular description; together with a one-nineth (1/9) equal and undivided portion of common elements and/or common property as defined in Section V of said Declaration and also a one-nineth (1/9) equal and undivided fee in a certain parcel of land situated in the City of Waterville, County of Kennebec and State of Maine bounded and described as follows:

NORTHWESTERLY by Silver Street; southwesterly by land formerly of George Getchell, et als; northeasterly by land formerly of H. L. Kelly, et als; southeasterly by land of Joel Foster, et al; being the same real estate conveyed by George A. Phillips to Orrington C. Holway by deed dated March 25, 1890 and recorded in Kennebec Registry of Deeds in Book 381, Page 221, to which deed reference may be had for a more particular description.

SUBJECT to the conditions and restrictions as set forth in a deed from Cornelius B. Kelleher to Harold Dubord, dated October 27, 1938, and recorded in the Kennebec Registry of Deeds in Book 747, Page 223.

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SILVER Crest Condominium and the Unit conveyed herein is governed by the above referenced Declaration of Condominium and Amendment to Declaration of Condominium and also the By-Laws of Silver Crest Condominium Associates, a Maine nonstock corporation which By-Laws are recorded in the Kennebec Registry in Book 2069, Page 275.

MEANING and intending to convey the same premises conveyed to JOSEPH L. and MARIE L. GIGUERE as Joint Tenants by Warranty Deed of MELVIN W. BECK dated April 25, 1978 and recorded in Kennebec County Registry of Deeds in Book 2097 at Page 265. JOSEPH L. GIGUERE died on December 1, 1980 and his estate has been duly probated in the Kennebec County Probate Court.

To have and to hold the aforegranted and bargained premises, with all privileges and appurtenances thereof, to the said GRANTEES, MARIE L. GIGUERE, LEANDRE W. GIGUERE, JACQUELINE MARR, and LOUISE BOULET, as joint tenants and not as tenants in common, their heirs and assigns, to them and their use and behoof forever.

And I do covenant with the said Grantees, their heirs and assigns, that I am lawfully seized in fee of the premises; that they are free of all encumbrances; that I have good right to sell and convey to the said Grantees to hold as aforesaid; and that I and my heirs, shall and will warrant and defend the same to the said GRANTEES, MARIE L. GIGUERE, LEANDRE W. GIGUERE, JACQUELINE MARR, and LOUISE BOULET, their heirs and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, I, the said GRANTOR, MARIE L. GIGUERE, joining in this deed as Grantor, and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set our hands and seals this 7th. day of July, 1988.

Signed, Sealed and Delivered
in presence of




MARIE L. GIGUERE

STATE OF MAINE
County of Kennebec, ss.

July 7, 1988


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Then personally appeared the above named MARIE L. GIGUERE,
and acknowledged the foregoing instrument to be her free act and
deed. Before me,



Notary Public/Attorney at Law

MARK J. NALE
Maine Attorney At Law

RECEIVED KENNEBEC SS.
1988 JUL 11 AM 9:00
ATTEST:  REGISTER OF DEEDS